Sent: 13 August 2026 11:02
To: DC Admin
Subject: 2025/93355 Land off Woodward Court, Mirfield - Formal Planning Objection

FORMAL PLANNING OBJECTION

Application Reference: 2025/93355
Proposal: Residential development (75 dwellings)
Location: Land off Woodward Court, Mirfield (Balderstone Fields)
Target Authority: Kirklees Council Planning Services

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1. Severe Highway Safety and Capacity Constraints

The proposed development fails to meet the core safety and capacity requirements set out in the Kirklees Local Plan (Policy LP21). The local road network is already operating at or beyond practical capacity. Adding substantial residential traffic, delivery vehicles, and visitor movements will result in unacceptable gridlock and severe highway danger.

- **Saturated Network:** The applicant's traffic monitoring fails to account for peak cumulative congestion. The existing streets cannot physically absorb the extra traffic load generated by 75 new homes.

- **Flawed Mitigation Measures:** The newly submitted documents proposing traffic calming and double yellow lines are entirely counterproductive. Restricting parking on an already saturated network does not solve the capacity crisis; it merely displaces vehicles.
- **Displaced Parking & Obstruction:** Displaced vehicles will be forced into adjacent residential streets, worsening existing double-parking issues. This directly increases the likelihood of illegal parking and creates physical blockages that will severely impede emergency service vehicles, jeopardising public safety.

2. Unresolved Pedestrian Safety Risks and Lack of Footways

The application presents an unacceptable risk to pedestrian safety, directly conflicting with Policy LP21's mandate for safe and accessible development. The site's proposed access routes are inherently hostile to pedestrians, particularly vulnerable school-aged children.

- **Hepworth Lane Bottleneck:** The top of Hepworth Lane is a critical, heavily used walking route for Crossley Fields Junior and Infant School. This section is restricted to a single vehicle lane and completely lacks a pedestrian pavement or footway. It is physically impossible for a vehicle and a pedestrian to safely pass simultaneously.
- **Hazardous Access Points:** The proposed access and egress arrangements onto Hepworth Lane rely on a single-lane corridor with zero pedestrian infrastructure. Forcing intense residential and school-run traffic into a single-lane bottleneck without dedicated pavements creates a critical safety hazard.
- **Ineffective Traffic Calming:** Speed humps and signage do not widen a road or create physical space for pedestrians. Implementing traffic calming while removing parking spaces will actively worsen the environment for young children and parents during term-time peaks.

3. Failure to Address Historic Refusal Grounds

This specific site has been subject to previous planning applications that were turned down precisely due to insurmountable road safety and school-zone traffic concerns.

- **No Material Change:** The extensive volume of newly appended technical documents does not offer genuine solutions. They merely attempt to engineer around a fundamental site constraint.
- **Lack of Evidence:** There is no credible evidence demonstrating that the historic highway safety issues have been resolved. The underlying physical constraints—narrow roads and a lack of pedestrian paths—remain entirely unchanged.

4. Severe Strain on Local Infrastructure

Beyond highway constraints, the addition of 75 family homes will place an unsustainable burden on local public services, in conflict with Policy LP47.

- **Overstretched Services:** Local GP surgeries, dental practices, and school places are already operating at peak capacity with significant wait times. No meaningful infrastructure expansion has been proposed to offset this development.
- **Unviable Construction Routing:** The narrow, restricted nature of the surrounding road network makes it virtually impossible to manage heavy construction vehicle movements safely without paralyzing local residential access.

Conclusion

The planning application **2025/93355** represents an unsustainable overdevelopment of a highly constrained site. It fails to provide safe access, worsens an already critical parking situation, creates severe hazards for school children, and offers no meaningful mitigation for its structural highway defects.

As a local resident who navigates these roads daily, I strongly urge Kirklees Council to stand by its previous decisions and refuse this application to protect the safety and well-being of the Mirfield community.

Yours faithfully,